

PARKING SPACE LEASE AGREEMENT

Suburbanite Bowl, Inc., as Lessor, does hereby agree to let to Westmont Lincoln LLC (d/b/a Ogden Lincoln of Westmont), as Lessee, 40 parking spaces located at 201 W. Ogden Ave., Westmont, Illinois, 60550. The following terms and conditions shall apply to this Parking Space Lease Agreement ("Agreement"):

Terms and Conditions:

- 1. Lease Term.** This Lease shall be on a month to month basis beginning on January 1, 2017, and shall not extend beyond June 30, 2017.
- 2. Termination.** Either party may terminate this Agreement by providing 30 days written notice to the other party. Any such notice shall be directed to a party at the party's address as listed below in this Agreement.
- 3. Payments by Lessee.** Lessee agrees to pay \$ 1,500.00 per month for the lease of the aforementioned parking spaces. Lessee is to make such leasehold payment to Lessor in person (or by mail) at 201 W. Ogden Ave., Westmont, Illinois, 60559. Payments shall be made in advance by Lessee on the first of each month, or other agreed date.
- 4. Insurance.** Lessee shall provide proof of insurance naming Lessor as additional insured as long as this Lease remains in effect.
- 5. Snow Removal.** Lessor will not snow plow the area where the cars are parked and will remove snow as to not block the area of the cars.
- 6. Items Left in Vehicles.** Lessor shall not be responsible for damage or loss to possessions or items left in Lessee's vehicles.
- 7. Damage to Vehicles.** Lessor shall not be responsible for damage to Lessee's vehicles, whether or not such damage is caused by other vehicle(s) or person(s) in the parking lot and surrounding area.

EXECUTED AND AGREED by the parties hereto, this the ____ day of _____, 20__ .

Suburbanite Bowl, Inc.

Westmont Lincoln LLC

Lessor

Lessee

By: _____

By: _____

Title: _____

Title: _____

Lessor's Address:

Lessee's Address:

201 W. Ogden Ave., Westmont, IL 60550

100 W. Ogden Ave, Westmont, IL 60559